

027.0

0003

0013.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

931,500 / 931,500

USE VALUE:

931,500 / 931,500

ASSESSED:

931,500 / 931,500

PROPERTY LOCATION

No	Alt No	Direction/Street/City
54		WINTER ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: ABRAMS HALL SUSAN LAURIE/TR	
Owner 2: SUSAN LAURIE ABRAMS HALL TRUST	
Owner 3:	
Street 1: 54 WINTER ST	
Street 2:	

Twn/City: ARLINGTON	St/Prov: MA	Cntry:	Own Occ: Y
	Postal: 02474		Type:

PREVIOUS OWNER
Owner 1: ABRAMS HALL SUSAN LAURIE -
Owner 2: -
Street 1: 54 WINTER ST
Twn/City: ARLINGTON
St/Prov: MA
Postal: 02474

NARRATIVE DESCRIPTION
This parcel contains .272 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1890, having primarily Clapboard Exterior and 1656 Square Feet, with 1 Unit, 0 Bath, 1 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description %
Z R2 TWO FAMIL 100 water
o
n
Census: Exempt
Flood Haz:
D Topo 1 Level
s Street
t Gas:

LAND SECTION (First 7 lines only)
Use Description LUC No of Units Depth / Unit Type Land Type LT Base Unit Neigh Neigh Neigh Infl % Infl % Infl % Appraised Alt Spec J Fact Use Value Notes
Code Fact PriceUnits Type Mod Infl1 % Infl2 % Infl3 % Value Class Land Code Value
101 One Family 11850 Sq. Ft. Site 0 80. 0.65 1

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description
101	11850.000	307,100	4,000	620,400	931,500	
Total Card	0.272	307,100	4,000	620,400	931,500	Entered Lot Size
Total Parcel	0.272	307,100	4,000	620,400	931,500	Total Land:
Source: Market Adj Cost						Land Unit Type:

User Acct	18698
GIS Ref	
GIS Ref	
Insp Date	09/30/17
	I2271!

**USER DEFINED**

Prior Id # 1:	18698
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
PRINT Date	Time
12/29/21	21:16:26
LAST REV Date	Time
11/09/17	10:25:45
ekelly	
2271	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	307,100	4000	11,850.	620,400	931,500		Year end	12/23/2021
2021	101	FV	297,800	4000	11,850.	620,400	922,200		Year End Roll	12/10/2020
2020	101	FV	297,900	4000	11,850.	620,400	922,300	922,300	Year End Roll	12/18/2019
2019	101	FV	238,300	4000	11,850.	659,200	901,500	901,500	Year End Roll	1/3/2019
2018	101	FV	238,300	4000	11,850.	480,800	723,100	723,100	Year End Roll	12/20/2017
2017	101	FV	238,300	4000	11,850.	418,800	661,100	661,100	Year End Roll	1/3/2017
2016	101	FV	238,300	4000	11,850.	356,700	599,000	599,000	Year End	1/4/2016
2015	101	FV	224,900	4000	11,850.	349,000	577,900	577,900	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ABRAMS HALL SUS	70133-423		10/26/2017	Convenience	99	No	No		
	17609-142		11/1/1986		99	No	No	A	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
11/19/2012	1523	Manual	21,455	C				

ACTIVITY INFORMATION

Date	Result	By	Name
9/30/2017	Meas/Inspect	KB	Kevin B
4/12/2013	Info Fm Prmt	MM	Mary M
1/22/2009	Meas/Inspect	189	PATRIOT
4/17/2000	Inspected	276	PATRIOT
4/5/2000	Measured	263	PATRIOT
8/9/1993		RV	

Sign: VERIFICATION OF VISIT NOT DATA _____

